



**Sela PCS Board Meeting Minutes**

Date: October 13, 2022, 6:45 pm

Location: Zoom meeting

**Attendance:**

<i>Name</i>	<i>Role</i>	<i>Attendance</i>
Deena Fox	Board member and chair	Present
Aster Allen-Patel	Board member	Present
Rose Benson	Board member	Present
Heather Capell Bramble	Board member	Present
Liz Cohen	Board member	Absent
Rebecca Rubin Damari	Board member	Present
Yair Inspektor	Board member	Present
Bryce Jacobs	Board member	Present
Steve Messner	Board member	Present
Smruti Radkar	Board member	Absent
Ashley Stoney	Board member	Absent
Michael Walker	Board member	Present
Andrew Whiting	Board member	Present
Josh Bork	Head of school (non-voting)	Present
Ryan Benjamin	Director of operations (non-voting)	Present

**Guests**

Jerry Levine  
Richard Moreno

**Minutes:** Heather Bramble

**Timekeeper:** Andrew Whiting

**Agenda** (Attached as Appendix A)

The meeting started at 6:50pm

**Mission moments**

Josh: We will be hosting a special visitor to celebrate our Blue Ribbon achievement. When we have an exact date we will let everyone know. Possibly Nov 1.

Great artwork from new teacher who has focused on Hispanic Heritage Month - Notes

## **Approval of Meeting Minutes**

Heather moved to ratify the meeting minutes from September. Bryce seconded.

In favor: Steve, Aster, Deena

Opposed: None

Abstained: Rose, Rebecca, Michael, Andrew

## **No Ratification of Online Votes this month**

Announcement: Note that our Charter Renewal meeting has been postponed to November - so not happening on Monday, October 17,

## **Board discussion: Facilities update**

- Steve gave an intro to guests on facilities update.
- Josh reported on progress to begin to examine financing on possible purchase and renovation of the building.
- Richard Moreno: Building Hope - Serving as financial advisors. Fiduciary duty to get the best possible translation for the School. They have weekly calls with finance and school. Reviewed plan for school and reached out to several lenders. Received letters of intent from 2 banks including Eagle Bank with a very positive quote.
- Evaluating whether to do a quick closing with an additional transaction or delay the closing and do one transition.
- Jerry Levine: long time DC real estate attorney represented over 45 DC schools
- Working closely with team to get into all the legal aspects of legal and 5 areas to work on
  - due diligence
  - preparation acquisition
  - financing
  - due diligence
  - closing
- Also note OSSE loan program is extremely helpful
- Need to focus on agreement between landlord and seller and agree on terms
- Due diligence on building conditions and
- Timeline we can get acquisition between now and EOY or in 1Q23 and financing will follow on same timeline
- We can get a guestimate for construction costs and include that in original financing and figure
- Every dollar we can use for equity - is a dollar we don;t have to pay debt service on - so it could alleviate the interstate rate pressure if we could get fundraising to support the acquisitions

- They have reviewed the scenarios to compare the current payments to the purchase - and as of now we would see some key savings per year by a significant number. over time/life of lease we would save significant amount and own the building

**Head of School (HOS) report** (Full report attached as Appendix B)

Goal 1: Student enrollment and retention

- 280 students on count day
- Steady enrollment increases every year Josh, and 4 years of exceeded enrollment expectations

Goal 2: School mission and culture

- Funded field trips are happening all grades before November
- Everyone should send out fundraising requests for field trips!!!!!!
- Sending two teachers to ACTFL and Rebecca from the board will be there as well. (Shira and Yuval) and Shlichim are going to a conference.
- Book Fair: Every kid will get a book from the book fair

Goal 3: Staffing retention and development

- Seeing if more SST and SPED is needed

Goal 4: Academic achievement

- See Agenda and testing

Goal 5: Finance and facilities

- 6 Students over budget and see facilities update above.
- Hosting Eagle bank at school and they were very impressed

Goal 6: Family engagement

- Math Night on 9/28 very well received - in-person and included Aftercare - Include that messaging more clearly next time
- Scheduling Blue Ribbon ceremony with DC officials
  - Also reach out to Secretary of Ed on Blue Ribbon
- Add to ERC meeting - discuss SWAG
- Also, re-message Uniform Swap - to giveaway
- Also, consider doing big fundraiser on building plans

**Board discussion: Charter renewal presentation**

Short presentations

video - 2 minutes

ppt and presentation - 3 min

moved to November

**Board discussion: Academic data**

Starting with consultant - will focus on Reading and do the deep dive  
Reviewing PARCC and MWEA data as well as a discussion about how using the individual data and regular exit tickets, etc. to then give insight and assist teachers in revising instructions

**Vote to move to closed session**

Heather moved to end the open session of the meeting and move to closed session.  
Yair seconded.

In favor: Rose, Rebecca, Steve, Michael, Aster, Andrew, Deena,

Opposed: None

Abstained: Bryce

The meeting moved to closed session at 8:44 pm.